

PROPERTY LOCATION

No	Alt No	Direction/Street/City
98		GRAND VIEW RD, ARLINGTON

OWNERSHIP

Owner 1:	KRUGER TRACY ANN			
Owner 2:	HAWKINS KENNETH JUNIOR			
Owner 3:				
Street 1:	98 GRAND VIEW RD			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry		Own Occ: Y
Postal:	02476		Type:	

PREVIOUS OWNER

Owner 1:	CARMICHAEL SANDRA L/TRUSTEE -		
Owner 2:	SANDRA L CARMICHAEL REVOCABLE -		
Street 1:	100 GRAND VIEW RD		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02476		

NARRATIVE DESCRIPTION

This parcel contains .102 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1939, having primarily Vinyl Exterior and 2423 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 10 Rooms, and 5 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	8	Ledge
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.10216	Total SF/SM:	4450	Parcel LUC:	101	One Family	Prime NB Desc	Brackett	Total:	442,800	Spl Credit	Total:	442,800
--------------	---------	--------------	------	-------------	-----	------------	---------------	----------	--------	---------	------------	--------	---------

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	4450.000	562,500		442,800	1,005,300
Total Card	0.102	562,500		442,800	1,005,300
Total Parcel	0.102	562,500		442,800	1,005,300
Source: Market Adj Cost		Total Value per SQ unit /Card:		414.86	/Parcel: 414.86

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	562,500	0	4,450.	442,800	1,005,300		Year end	12/23/2021
2021	101	FV	505,800	0	4,450.	442,800	948,600		Year End Roll	12/10/2020
2020	101	FV	414,000	0	4,450.	442,800	856,800	856,800	Year End Roll	12/18/2019
2019	101	FV	307,800	0	4,450.	415,100	722,900	722,900	Year End Roll	1/3/2019
2018	101	FV	299,000	0	4,450.	343,200	642,200	642,200	Year End Roll	12/20/2017
2017	101	FV	299,000	0	4,450.	315,500	614,500	614,500	Year End Roll	1/3/2017
2016	101	FV	299,000	0	4,450.	287,800	586,800	586,800	Year End	1/4/2016
2015	101	FV	291,800	0	4,450.	282,300	574,100	574,100	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
8/31/2020	SQ Returned	JO	Jenny O
7/16/2020	SQ Mailed	MM	Mary M
5/2/2018	MEAS&NOTICE	BS	Barbara S
5/12/2014	External Ins	PC	PHIL C
2/10/2014	Info Fm Prmt	EMK	Ellen K
1/15/2009	Measured	336	PATRIOT
11/30/1999	Mailer Sent		
11/23/1999	Entry Denied	268	PATRIOT
1/1/1982		GP	

Sign: _____ VERIFICATION OF VISIT NOT DATA ____/____/____

[illegible]

442,800	Spl Credit		Total:	442,800
---------	------------	--	--------	---------

apro

2023

